Pharr
Development Services
Implementing your vision, improving your City

AGENDA
PLANNING & ZONING COMMISSION
City Commissioner's Room
118 S. Cage Blvd. February 9, 2015 – 6:00 p.m.

If during the course of the meeting, the PLANNING & ZONING COMMISSION should determine that a closed, or executive session of the COMMISSION is required, then such closed or executive session or meeting is authorized by Sections 551.071 et seq. of the Texas Government Code. Notice of closed or executive session will be given after the commencement of the meeting covered by this notice.

Should any final action, decision, or vote be required in the opinion of the Commission with regard to any item during the meeting, then such final action, final decision, or final vote shall be made during the open meeting covered by this notice upon the reconvening of the public meeting.

In compliance with Section 551.041 et seq. of the Texas Government Codes, VTCS (Open Meetings Act), notice is given that the Planning & Zoning Commission will meet to consider and act upon the following:

PRESIDING: Hector Villarreal, Chairman

A. CALL TO ORDER

B. ROLL CALL

C. APPROVAL OF MINUTES – January 26, 2015

D. PUBLIC HEARING:

1. Varinia, L.L.C., d/b/a La Barra, has filed with the Planning and Zoning Commission a request for a Conditional Use Permit and Late Hours Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as Lots 4 & 5 La Quinta Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 5808 South Cage Boulevard. **(Tabled item)**

REVIEWED SR PLNR. RG ASST. DIR. M

2. Charles D. Mueller, representing Lynn Tract, LP, a Texas Limited Partnership, has filed with the Planning and Zoning Commission a request for a change of zone from an Agricultural and/or Open Space District (A-O) to a General Business District (C). The property is legally described as the northeast 2.16 acres (261'x360') out of Lot 203, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 400 and 500 Block of West Ridge Road.

PLAT APPROVAL:

1. Quintanilla Headley & Associates Inc., representing Vanguard Academy, Inc., Robert Olivarez, President, is requesting preliminary and final plat approval of the proposed Vanguard Academy Subdivision No. 8. The property is legally described as being a 7.20 acre tract of land being all of Lot 1, Vanguard Academy Subdivision No. 4 replat of Vanguard Academy Subdivision No. 2 and No. 3, an addition to the City of Pharr, Hidalgo County, Texas. The property is located between the 1200 and 1500 Block of East Kelly Avenue.

2. Melden & Hunt Inc., representing Thomas F. Phillips, is requesting final plat approval of the proposed Jackson Ridge Court Subdivision Phase III. The property is legally described as being a re-subdivision of 6.565 acres, out of Lot 5, Block 7, A.J. McColl Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 1000 Block of South Jackson Road.

E. ANNOUNCEMENTS/OTHER BUSINESS:

F. ABSENTEE REPORT:

G. ADJOURNMENT

I, certify that the above notice of public hearing was posted on the bulletin board at City Hall on this the 5th day of February 2015, at 9:00 a.m. and in the City of Pharr web site (www.pharr-tx.gov)

CITY OF PHARR PHARR, TEXAS

Hilda Pedraza, City Clerk

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REVIEWED SR PLNR PZ ASST. DIR PW